

Baraboo Community Development Authority
Minutes of the Monthly Meeting
Tuesday, August 4, 2020

The meeting was called to order by Chairperson Wastlund at 7:00 p.m. In the Council Chambers, Baraboo Municipal Building, 101 South Blvd. Baraboo, WI 53913

I/II. Call to Order/Roll Call

Present: Wastlund, Fordham, Koehler, Bobholz, Kierzek, Petty, Skare
Absent: None
Staff: Patrick Cannon

III. Note of Compliance with Open Meeting Laws

The Chair noted that the agenda was posted in compliance with the Wisconsin State Statutes.

IV. Approval of Agenda

A motion was made to approve the agenda as presented.

Koehler (1); Petty (2)
Aye: All via voice vote
Nay: None

V. Approval of Minutes

A motion was made to approve the meeting minutes for July 7, 2020 as presented

Fordham (1); Kierzek (2)
Aye: All via voice vote
Nay: None

**VI. Presentation – Shannon Lestan, Managing Director, Recap Real Estate Advisors
Repositioning options for Corson Square and duplex units**

Ms. Lestan services were provided to the CDA via a grant from HUD. She has been working with Staff and HUD to look at the various funding options for Corson Square. She outlined several potential options.

Her recommendation to reposition the funding to closely follow the multi-family housing being utilized at Donahue Terrace. This would increase the annual cash flow for Corson Square. However, the CDA would lose the annual Capital Funds allocation. It was then recommended that the CDA utilize these Capital Funds prior to the conversion or lose the ability to have them.

The Board will follow-up with further discussion of the options

VII. Announcement of Public Events

No announcements were made

VIII. Public Comment

None

IX. Receipt of Financial Statements and Approval of Vouchers

- a. **July 1, 2020 to July 31, 2020 Vouchers**
- b. **Financial Statements - June, 2020**
- c. **Vacancy Report**
- d. **Outstanding Loan Report**
- e. **Bank Balances**

A motion was made to approve the vouchers from July 1, 2020 to July 31, 2020 as presented.

Bobholz (1); Petty (2)

Aye: All via voice vote

Nay: None

X. Executive Report

The report was included in the packet.

XI. Committee Reports

A. BEDC

Did not meet

B. Executive Committee

Met earlier this evening to discuss:

- The revised Pet Policy

C. Finance

Did not meet this month

D. Loan Review Committee

Did not meet this month

XII. Old Business

1. Update on CDA Projects

i. Web Site

No action has been taken.

XIII. New Business

1. Consideration and discussion A Pet Policy

Staff presented a revised policy to the Executive Committee based upon comments from previous meetings.

The Executive Committee reviewed the Policy and added authorization for personal bird feeders that will be maintained by the resident who provided the feeder.

After careful review, the Executive Committee took action to recommend that the Board approve the revised Pet Policy.

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Motion:

To approve the revised Pet Policy as recommended by the Executive Committee.

Wastlund (1); No second required

Aye: All via voice vote

Nay: None

2. Discussion of CDA COVID -19 response

Staff noted that the residents were extremely cooperative with the pandemic concerns.

Staff is to correspond with the residents thanking them for their efforts.

XIV. Board Member Referrals

1. The Reposition of Corson Square
2. Use of solar panels

XV. Public Comment

None

XVI. Adjournment

Motion:

To adjourn the meeting at 8:52 pm

Koehler (1); Kierzek (2)

Aye: All via voice vote

Nay: None

Minutes were approved by the Community Development Authority on:

Carolyn Wastlund, Chairperson

Patrick Cannon, Recorder